



Woodlands, Acer Grove, Ipswich, IP8 3RR

welcome to

Woodlands, Acer Grove, Ipswich

This well-presented, 1st floor apartment benefits from two bedrooms, a light filled lounge, one bathroom and one allocated parking space.



Entrance Hall

14' 3" x 2' 9" (4.34m x 0.84m)

Long, sweeping entrance hall with carpet flooring, one electric radiator, a storage cupboard and an airing cupboard.

Lounge

12' 1" x 11' 1" (3.68m x 3.38m)

Two double glazed windows to the side, a further two double glazed windows to the rear, carpet flooring, one electric radiator, TV point and a serving hatch to the kitchen.

Kitchen

7' 5" x 7' 2" (2.26m x 2.18m)

Eye and base level units in white with wood effect worktop surfaces, a white, ceramic, one and a half bowl sink plus drainer and chrome mixer tap, an integrated oven with electric hob and extractor hood, space for a washing machine and fridge/freezer, a serving hatch to the lounge, tiled splashback, wooden flooring and double glazed window to the rear.

Bedroom One

16' 1" x 8' 3" max (4.90m x 2.51m max)

Double glazed windows to the front and side, carpet flooring, one electric radiator and a double built in wardrobe.

Bedroom Two

11' 8" x 8' 7" (3.56m x 2.62m)

Double glazed window to the front, carpet flooring and one electric radiator.

Bathroom

6' 9" x 7' 5" (2.06m x 2.26m)

A bath with overhead shower and glass screen, low level WC, pedestal wash hand basin, tiled effect flooring, part tiled walls and an extractor fan.

Parking

One allocated parking space. There is additional visitor parking in the car park plus on street parking on the road outside the building.

Agents Notes:

*We have been advised by the current vendor that the Management company have outlined external works are to be carried out.

*There is no Ground Rent on this property, water is included as part of the Service Charge.



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Woodlands, Acer Grove, Ipswich

- Tenant in situ paying £900 pcm
- Modern apartment
- Two bedrooms
- One bathroom
- One allocated parking space

Tenure: Leasehold EPC Rating: C

Council Tax Band: A Service Charge: 2436.00

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

guide price

£125,000 - £130,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
IPS120453 - 0006

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